

# **RENTON CITY COUNCIL**

## **Regular Meeting**

March 23, 1998 Council Chambers  
Monday, 7:30 p.m. Municipal Building

### MINUTES

#### **CALL TO ORDER**

Mayor Jesse Tanner led the Pledge of Allegiance to the flag and called the meeting of the Renton City Council to order.

#### **ROLL CALL OF COUNCILMEMBERS**

BOB EDWARDS, Council President; TONI NELSON; KATHY KEOLKER-WHEELER; DAN CLAWSON; KING PARKER; TIMOTHY SCHLITZER; RANDY CORMAN.

#### **CITY STAFF IN ATTENDANCE**

JESSE TANNER, Mayor; JAY COVINGTON, Chief Administrative Officer; DAVID DEAN, Assistant City Attorney; MARILYN PETERSEN, City Clerk; GREGG ZIMMERMAN, Planning/Building/Public Works Administrator; SUSAN CARLSON, Economic Development, Neighborhoods & Strategic Planning Administrator; MICHAEL KATTERMANN, Director of Neighborhoods & Strategic Planning; VICTORIA RUNKLE, Finance & Information Services Administrator; BETTY NOKES, Economic Development Director; COMMANDER KEVIN MILOSEVICH, Police Department.

#### **APPROVAL OF COUNCIL MINUTES**

MOVED BY EDWARDS, SECONDED BY CORMAN, COUNCIL APPROVE THE MINUTES OF MARCH 16, 1998, AS PRESENTED. CARRIED.

#### **SPECIAL PRESENTATION** King County Regional Wastewater Services Plan

Planning/Building/Public Works Administrator Gregg Zimmerman introduced Christy True, program manager for King County's Regional Wastewater Services Plan.

Ms. True explained that for the last several years, King County/Metro has been working to develop a plan to serve the Puget Sound region's wastewater needs for the next 35 years and beyond. Last year, the draft Regional Wastewater Services Plan was issued for public review and comments. King County Executive Ron Sims will present his preferred option on this subject to the King County Council towards the end of April. Ms. True said Executive Sims is expected to recommend the construction of a new treatment plant, to be on line by 2010, either in north King County or south Snohomish County.

Continuing, Ms. True said the Westpoint plant would not be expanded under the executive's proposal; however, the Renton plant would be expanded once again beyond its current expansion. The Renton plant's current expansion will increase its average wet-weather flow to 115 million gallons a day. The next expansion, to be accomplished by 2020, will increase the flow to 135 million gallons a day. At that point, the Renton plant would still retain some future capacity in reserve.

Ms. True added that Metro has discovered that one section of the conveyance line which runs beneath downtown Renton was damaged in an earthquake and will have to be replaced. Mayor Tanner noted that the replacement for this line

does not have to be constructed along the same route as the current line. Ms. True confirmed that Metro is free to consider another route for the replacement line.

Concluding, Ms. True said the estimated cost of the proposal to be put forth by Executive Sims is \$1.07 billion (net present value) between now and 2030. Over this same time period, wastewater rates are projected to average around \$19.12 per month (in present dollars), while the current monthly rate is \$19.10.

**PUBLIC HEARING**  
Planning Moratorium on  
Residential Developments  
in Commercial Areas

This being the date set and proper notices having been posted and published in accordance with local and State laws, Mayor Tanner opened the public hearing to consider the moratorium on residential development in the following zoning classifications: Center Suburban (CS), Residential Multi-Family Suburban Center (MF-C), Center Neighborhood (CN), Residential Multi-Family Neighborhood (MF-N), and Commercial Arterial (CA).

Mike Kattermann, Director of Neighborhoods & Strategic Planning, explained that Council imposed a six-month moratorium on residential development in the above-referenced zones on March 6, 1998. Staff had requested the moratorium in the interest of preserving the City's prime commercial properties.

Mr. Kattermann noted the primary issues include whether multi-family development should remain a permitted use in all or some of the City's commercially-zoned areas. Staff will research the type and mix of permitted and expected development for these areas, and consider the possible density of residential development and its exact potential locations. Staff will also: review current development trends; analyze both the existing and the required land capacity City-wide; and develop and analyze options. Public input will be solicited throughout the process from property owners, the Planning Commission and developers.

Mr. Kattermann emphasized that the purpose of tonight's public hearing is only to consider whether or not the moratorium should be continued. If Council concurs in the staff recommendation that it be continued, no action is required.

Audience comment was invited.

Mike Snow, 14114 SE 132nd, Renton, 98057, stated that the residents of his neighborhood want their area to remain single family residential. He was concerned about a possible multi-family development within Renton's border along NE 4th St., just south of SE 128th Street. Saying this area lacks adequate transportation facilities to accommodate the addition of thousands of multi-family units, he felt that the moratorium was logical and deserving of support.

Pete DeLeuw, 14410 Bel-Red Rd. #200, Bellevue, 98007, asked whether the moratorium applies to single family construction, or just multi-family.

Mr. Kattermann replied that the resolution applies to all residential development in the named zones, whether single family or multi-family. He was not sure whether these zones allow any residential development other than multi-family. Chief Administrative Officer Jay Covington stated that although existing single family development is grandfathered in the City's commercial zones, no new single family development is allowed in these areas.

Councilman Schlitzer agreed that it was Council's intention to place a moratorium on all residential development in these zones, in the interest of protecting the commercial properties.

There being no further audience comment, it was MOVED BY EDWARDS, SECONDED BY SCHLITZER, COUNCIL CLOSE THE PUBLIC HEARING. CARRIED.

## **ADMINISTRATIVE REPORT**

Chief Administrative Officer Jay Covington reviewed a written administrative report summarizing the City's recent progress towards goals and work programs adopted as part of its business plan for 1998 and beyond. Items noted included:

- \* The groundbreaking ceremony for the first phase of the Oakesdale Ave. SW project was held on March 19th.
- \* The Parks Department's Special Olympics Basketball Program will celebrate its best year ever at an awards event on March 26th.
- \* Information about current downtown projects will be available at an open house to be held March 25th at Jubilante Restaurant.

## **AUDIENCE COMMENT** Citizen Comment Trimble - New City Hall Active Electronics (Voice & Data Infrastructure), US West Protest

Dan Trimble, 1600 - 7th Ave. #2000, Seattle, 98191, representing U.S. West Communications Services, protested the recommendation of staff to award the bid for the New City Hall Active Electronics (Voice and Data) project to GTE. Mr. Trimble claimed that although U.S. West was the actual low bidder, and GTE the second low, U.S. West's bid was disqualified by the City because it contained inaccuracies. Although U.S. West offered to provide one overlooked item at no cost to the City, and further proposed a resolution to another discrepancy, Renton rejected its bid as non-responsive. Emphasizing that U.S. West can provide the needed products and services for about \$111,000 less than GTE, Mr. Trimble urged Council to postpone awarding this bid so it can be reviewed further. He added that the City did reserve the right to waive any irregularities in the bidding process.

Chief Administrative Officer Jay Covington said while the City would certainly prefer to award this bid for less money, U.S. West's proposal was determined to be non-responsive because it contained substantial, material mistakes. Renton is required to accept the lowest responsive bid, and if it were to accept the bid from U.S. West because it is lowest (yet non-responsive), the City would be vulnerable to a challenge by GTE, the actual lowest responsive bidder.

Assistant City Attorney David Dean added that the bidding laws are made to protect the integrity of the bid process and to ensure that bidders submit accurate bids. The City cannot enter into negotiations with bidders who submit non-conforming or unclear bids, because no bid can be revised after it has been submitted. Mr. Dean concluded that U.S. West has no legal recourse in this situation.

## **CONSENT AGENDA**

Items on the consent agenda are adopted by one motion which follows the listing. At the request of a Councilmember, items 8.a. and 8.b. were removed for separate consideration.

EDNSP Puget Sound Blood Bank & Program Tax-Exempt Bonds	Economic Development, Neighborhoods and Strategic Planning Department recommended approval of a resolution authorizing the King County Economic Enterprise Corporation to issue tax-exempt financing to the Puget Sound Blood Bank and Program for a new facility at 501 SW 39th St. in Renton. Refer to <u>Finance Committee</u> .
EDNSP Downtown Vacant Parcel Acquisition for Parking & Trail (Logan & Morris/2nd & 3rd)	Economic Development, Neighborhoods and Strategic Planning Department recommended acquisition by eminent domain of a vacant 4,377 square foot parcel located between Logan and Morris Avenues South and South 2nd and 3rd Streets, for development of public parking spaces and a trail system. Council concur. (See page 109 for ordinance.)
Comprehensive Plan 1998 Amendments	Economic Development, Neighborhoods and Strategic Planning Department submitted proposed 1998 Comprehensive Plan amendments. Refer to <u>Planning Commission</u> and <u>Planning &amp; Development Committee</u> .
Plat Whispering Pines, Preliminary, Jones Ave NE, PP-97-135	Hearing Examiner recommended approval, with conditions, of the Whispering Pines preliminary plat; 11 single family lots on 2.8 acres located at 2612 Jones Ave. NE (File No. PP-97-135). Council concur.
Vacation Lake Ave S (Safeway/VAC-95-001)	Technical Services Division submitted request from the petitioner for the Lake Ave. S. street vacation (Safeway, Inc./VAC-95-001), located between S. 2nd and 3rd Streets, that the balance of the right-of-way be formally approved by Council without further costs or fees. Council concur. (See page 108 for ordinance.)
CAG 98-, Mosquito Abatement Services, Whitworth Pest Control	Surface Water Utility Division recommended approval of Whitworth Pest Control, Inc., as sole source provider for pest control consultant services needed for the 1998-1999 mosquito abatement program, and requested approval of contract in the amount of \$19,909 for 1998 services. Refer to <u>Utilities Committee</u> .
Transportation Commute Trip Reduction (CTR) Ordinance Changes	Transportation Division submitted proposed changes to the Commute Trip Reduction (CTR) ordinance to incorporate recent legislative and administrative changes to the State's CTR program. Refer to <u>Transportation Committee</u> .
Lease Cedar River Hangar Agreements for Outdoor Aircraft Storage	Transportation Division recommended approval of lease agreements with the Cedar River Hangar Limited Partnership to lease space for the purpose of outdoor aircraft storage; and further requested authorization to execute future month-to-month leases for individual storage units within the City-owned hangar and for leases of airport property for the exclusive purpose of outdoor aircraft storage. Refer to <u>Transportation (Aviation) Committee</u> .
CAG 96-055, Corrosion Control Facilities Control	Water Utility Division requested approval of Addendum #8 to CAG-96-055, contract with Economic and Engineering

Systems & Telemetry  
System, Economic &  
Engineering Services

Services, Inc., for programming of new control systems and telemetry system components for the corrosion control facilities project, at a cost of \$68,753.92. Council concur.

MOVED BY EDWARDS, SECONDED BY CORMAN, COUNCIL APPROVE THE CONSENT AGENDA AS AMENDED TO REMOVE ITEMS 8.a. AND 8.b. FOR SEPARATE CONSIDERATION. CARRIED.

**Separate Consideration**  
CAG 98-021, New City  
Hall Cabling Infrastructure  
(Low Voltage Wiring), EZ  
Interface

City Clerk reported bid opening on 3/13/98 for CAG-98-021, New City Hall Cabling Infrastructure (Low Voltage Wiring); nine bids; project estimate \$250,000; and submitted staff recommendation to award the contract to the low bidder, EZ Interface, in the amount of ~~\$223,168.66~~ **\$219,850.93**.

CAG 98-025, New City  
Hall Active Electronics  
(Voice & Data  
Infrastructure), GTE

City Clerk reported bid opening on 3/13/98 for CAG-98-025, New City Hall Active Electronics (Voice and Data Infrastructure); three bids; project estimate \$1,050,000; and submitted staff recommendation to award the contract to the lowest responsive bidder, GTE, in the amount of ~~\$989,146.34~~ **\$962,280.43**.

Noting that the lower bid award amounts were made possible by the selection of less expensive alternatives, it was MOVED BY EDWARDS, SECONDED BY KEOLKER-WHEELER, COUNCIL CONCUR IN AWARDING THESE CONTRACTS AS RECOMMENDED. CARRIED.

**AUDIENCE COMMENT**  
Executive Potential  
Annexation Area  
Agreements

Correspondence was read from Mayor Tanner to Council President Edwards and the City Councilmembers regarding Potential Annexation Area (PAA) agreements. Referring to the proposed Regional Governance and Finance Plan submitted by King County Executive Ron Sims to the Growth Management Planning Council (GPMC) last week, the Mayor said this document confirms his concerns that Renton is expected to subsidize basic services and capital improvements in potential annexation areas that lie outside of its boundaries.

The Mayor pointed out that King County's administration has clearly acknowledged the fact that it currently subsidizes services for unincorporated areas from regional revenues. This is because unincorporated areas do not generate sufficient revenue to pay for existing levels of service.

The Mayor then explained his concerns regarding the county's apparent plan to shift the subsidy currently received by unincorporated areas to other uses as the unincorporated areas are annexed to existing cities. Other concerns were the county's admission that some of the infrastructure in the unincorporated areas does not meet current baseline county standards, as well as its belief that the cost of bringing this infrastructure up to standard should be shared between the county and other jurisdictions. In particular, the plan states that cities should be required to fund a yet undetermined share of the needed improvements.

Mayor Tanner emphasized that the costs of bringing deficient infrastructure in the unincorporated areas up to standards will be substantial. If Renton is required to share in these costs, the City's ability to continue providing a high level of services and sound infrastructure to its existing citizens will be affected. Saying that these proposals place an unfair burden on Renton's taxpayers

without giving anything in return, he was also disturbed that they would have the effect of guaranteeing urban services to some unincorporated areas without any requirement that the benefitting properties annex, or even pay for the services they receive.

The Mayor stated his intention to oppose these PAA agreements, and he urged the Council to do likewise. He further suggested that Renton not participate in any discussions regarding these proposals until the legislature either requires that areas annex to obtain urban services from cities, or gives cities the authority to tax these areas for the services they receive. The memo concluded by urging Council to refer this matter to the Committee of the Whole for performance of a comprehensive analysis.

Council President Edwards replied that this matter is currently in the Committee of the Whole, and will be discussed further. He agreed that many of the issues raised by Mayor Tanner are reason for concern, and added that no city can be forced to enter into a potential annexation area agreement with the county.

Mayor Tanner emphasized that now is the time to address these issues, since this proposal will not come back to Renton except to be ratified or rejected.

Mr. Edwards noted that the final plan will be adopted only if it is ratified by jurisdictions representing 70% of King County's population.

**OLD BUSINESS**  
**Planning & Development**  
**Committee**  
EDNSP CD Zone Changes  
re Gas Stations, Vehicle  
Service etc.

Planning & Development Committee Chair Keolker-Wheeler presented a report regarding the proposed zoning amendments to gas stations, vehicle service, mini-marts, and related uses. The Committee met on March 19, 1998, following the City Council's March 16th public hearing on this subject. No public testimony was presented. The Committee concurred with the staff recommendation regarding gas stations, mini-marts, vehicle service and related

uses pursuant to the Committee's February 23, 1998 report, and also concurred with the staff recommendation made at the public hearing that the ordinance address a related use of engine/transmission rebuild operations. The Committee has reviewed the proposed ordinance prepared by the City Attorney's office, and recommended that it be scheduled for first reading. The Committee further recommended that Resolution 3308, providing a moratorium against auto-related uses in the Center Downtown, be rescinded when the ordinance amending zoning allowances for gas stations, mini-marts, vehicle service and related uses becomes effective. **MOVED BY KEOLKER-WHEELER, SECONDED BY SCHLITZER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.** (See page 108 for ordinance.)

EDNSP Shoreline Master  
Program Amendments

Planning & Development Committee Chair Keolker-Wheeler presented a report regarding Shoreline Master Program amendments. The Committee has reviewed the State Department of Ecology's (DOE) letter dated March 5, 1998, which approves Renton's proposed Shoreline Master Program amendments contained in Ordinance 4695, subject to a few recommended changes. The DOE recommended a few changes which primarily make a statement more clear or correct a statement. Pursuant to RCW 90.58.090(2)(e), the Committee recommended that the City agree to the proposed changes. The Committee

also recommended that an ordinance be prepared which complies with DOE's recommended changes, and that the ordinance be scheduled for the Council's consideration on April 6, 1998. MOVED BY KEOLKER-WHEELER, SECONDED BY CLAWSON, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Zoning Proposed Changes  
for the Highlands Area  
(Sub-Regional Uses)

Planning & Development Committee Chair Keolker-Wheeler presented a report regarding regional uses in neighborhood centers. The Mayor and Council received a letter dated March 11, 1998 from Mr. Ralph Evans, requesting that the land use policies regarding "regional" uses in the Highlands commercial areas be revisited. This request is timely since the City is already looking at redevelopment of these areas, and because the application period for the annual Comprehensive Plan amendment cycle is currently open. Mr. Evans also requested that the zoning be revised to reflect the allowance for larger, regional uses, if the policy changes are approved. The Committee recommended that the policies regarding regional uses in the Center Neighborhood (CN) and Center Suburban (CS) land use designations be reviewed during the 1998 Comprehensive Plan amendment cycle. Zoning Code amendments that may be necessitated by amendments to the policies can be programmed once the Comprehensive Plan amendments are adopted. MOVED BY KEOLKER-WHEELER, SECONDED BY SCHLITZER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Councilmember Keolker-Wheeler noted that this action merely opens up the discussion on whether these uses in the Highlands area should change. She said while Highlands residents previously opposed allowing more intense commercial uses in their community, opinions may have changed.

Transportation Main Ave S  
Reconstruction Project  
Detour Signage

Mrs. Keolker-Wheeler asked that detour signage for the Main Ave. S. reconstruction project be improved to give drivers more advance notification of the detour routes in an effort to help lessen traffic jams.

**Utilities Committee**  
Public Works SW 27th St  
Culvert Replacement  
Design, RW Beck, CAG-  
98-

Utilities Committee Chair Clawson presented a report recommending concurrence in the Planning/Building/Public Works Department's recommendation that the Mayor and City Clerk be authorized to execute the consultant agreement with R.W. Beck in the amount of \$94,394 for preliminary design of the SW 27th St. culvert replacement project. The Committee also recommended concurrence in the Planning/Building/Public Works Department's recommendation to transfer the following amounts from the SW 27th St. culvert replacement project account: \$20,000 to the SW 43rd St. storm drainage improvement project, and \$45,000 to the SR-167 culvert project. The transfers will be completed through the year-end budget adjustments. MOVED BY CLAWSON, SECONDED BY PARKER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Public Works East Side  
Green River Watershed  
Fishery Enhancement, City  
of Kent, CAG-98-

Utilities Committee Chair Clawson presented a report recommending concurrence in the Planning/Building/Public Works Department's recommendation that Council approve the proposed interlocal agreement with the City of Kent for the East Side Green River Watershed Fishery Restoration. The Committee also recommended that Council authorize the expenditure of \$23,297.33 from the Surface Water Utility Capital

Improvement Program budget for the Wetland Mitigation Bank project. These funds would be used to reimburse the City of Kent for a portion of the cost of several regional fisheries projects completed to date under contracts led by the City of Kent. The Committee further recommended that the resolution regarding this matter be presented for reading and adoption. MOVED BY CLAWSON, SECONDED BY PARKER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED. (See page 108 for resolution.)

Public Works Olympic Pipe  
Line Co Culvert at SW  
23rd St Channel, CAG-98-

Utilities Committee Chair Clawson presented a report recommending concurrence in the Planning/Building/Public Works Department's recommendation that the Mayor and City Clerk be authorized to execute the Easement and Utility Relocation Agreement with Olympic Pipe Line Company. The Committee also recommended acceptance of the Drainage and Access Easement to be dedicated to the City by the Olympic Pipe Line Company following execution of the Easement and Utility Relocation Agreement. MOVED BY CLAWSON, SECONDED BY PARKER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

**Transportation**  
**(Aviation) Committee**  
Airport Sky Harbor Lease,  
Rent Amount Agreement  
Change

Transportation (Aviation) Committee Chair Schlitzer presented a report regarding the request from Sky Harbor Aviation for adjustment of retroactive rent. The Committee recommended that the City Council approve the request from Sky Harbor Aviation for the reduction of the number of months for which retroactive rent is owed the City from 40 months (September 1994 through December 1997) to nine months (April 1997 through December 1997). The Committee further recommended that Council authorize a \$1,570.40 reduction of retroactive rent, which reflects one-half of the amount voluntarily paid by Sky Harbor Aviation during 1997 for pavement resurfacing upon their leased premises. MOVED BY SCHLITZER, SECONDED BY CORMAN, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Airport AT&T Lease for  
Fiber Optic Line, LAG-87-  
001 (Extension)

Transportation (Aviation) Committee Chair Schlitzer presented a report recommending that the City Council approve the extension of the lease with AT&T for its fiber optic trench located at the Municipal Airport for a term of five years. The Committee further recommended that the Mayor and City Clerk be authorized to execute lease addendum 2-98 to AT&T's lease agreement LAG-87-001. MOVED BY SCHLITZER, SECONDED BY KEOLKER-WHEELER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Transportation Downtown  
Transit Hub Final Design  
Process

Transportation (Aviation) Committee Chair Schlitzer presented a report regarding the downtown transit center's final design process. Previous transit center work has focused on developing an operational schematic, and the Council approved moving forward with a "T" layout. The transit center is now moving into the full design phase, which will specifically delineate architectural features and roadway features. The Committee reviewed the proposed approach for developing the final design for the downtown transit center. This approach, which includes input and reviews by both the public and government agencies, leads directly to the preparation of plans, specifications and estimates (PS&E), and construction bid documents. The Committee has reviewed the process for developing a final design for the transit center, and recommended approval of the approach. MOVED BY SCHLITZER, SECONDED BY



CORMAN, COUNCIL CONCUR IN THE COMMITTEE REPORT.  
CARRIED.

## **ORDINANCES AND RESOLUTIONS**

The following resolution was presented for reading and adoption:

### **Resolution #3315**

Public Works East Side  
Green River Watershed  
Fishery Enhancement, City  
of Kent, CAG-98-

A resolution was read authorizing the Mayor and City Clerk to enter into an interlocal agreement with the City of Kent to conduct fisheries restoration projects in the East Side Green River Watershed. MOVED BY SCHLITZER, SECONDED BY CLAWSON, COUNCIL ADOPT THE RESOLUTION AS PRESENTED. CARRIED.

The following ordinances were presented for first reading and referred to the Council meeting of 4/06/98 for second and final reading:

Vacation Lake Ave S  
(Safeway/VAC-95-001)

An ordinance was read vacating a portion of Lake Ave. S. between S. 2nd and 3rd Streets (Safeway, Inc./VAC-95-001). MOVED BY EDWARDS, SECONDED BY CORMAN, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 4/06/98. CARRIED.

EDNSP CD Zone Changes  
re Gas Stations, Vehicle  
Service etc.

An ordinance was read amending Chapter 31, Zoning Code, of Title IV (Building Regulations) of City Code relating to gas stations, vehicle service, mini-marts, and related uses, adding or modifying definitions related to those uses, adjusting land use allowances for those uses in commercial and industrial zones, and clarifying landscaping and screening requirements in the commercial and industrial zones when abutting other described uses. MOVED BY CORMAN, SECONDED BY EDWARDS, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 4/06/98. CARRIED.

The following ordinances were presented for second and final reading:

### **Ordinance #4709**

Budget 1998  
Carryforwards and  
Adjustments

An ordinance was read revising the 1998 annual budget by increasing certain expenditure allowances in the 1998 budget of various city funds by appropriation, re-appropriation, and transfer from various funds, and creating a special hotel-motel excise tax fund, all by a vote of the City Council.  
Revised total 1998 expenditures: \$39,348,389. MOVED BY PARKER, SECONDED BY EDWARDS, COUNCIL ADOPT THE ORDINANCE AS PRESENTED. ROLL CALL: ALL AYES. MOTION CARRIED.

### **Ordinance #4710**

Rezone Valley Medical  
Center North Campus  
Rezone to CO

An ordinance was read changing the zoning classification of approximately 30.42 acres located at 400 S. 43rd St. from P-1 (Public Use) to Commercial Office (CO) for the Valley Medical Center north campus property. MOVED BY EDWARDS, SECONDED BY SCHLITZER, COUNCIL ADOPT THE ORDINANCE AS PRESENTED. ROLL CALL: ALL AYES. MOTION CARRIED.

**Ordinance #4711**

Rezone Valley Medical  
Center South Campus  
Rezone to CO

An ordinance was read changing the zoning classification of approximately 9.0 acres located at S. 43rd St. and Davis Ave. S. from P-1 (Public Use) to Commercial Office (CO) for the Valley Medical Center south campus property. MOVED BY EDWARDS, SECONDED BY CORMAN, COUNCIL ADOPT THE ORDINANCE AS PRESENTED. ROLL CALL: ALL AYES. MOTION CARRIED.

The following ordinance was presented for first reading and advanced to second and final reading:

EDNSP Downtown Vacant  
Parcel Acquisition for  
Parking & Trail (Logan &  
Morris/2nd & 3rd)

An ordinance was read authorizing the acquisition of certain property (a vacant 4,377 square foot parcel located between Logan and Morris Avenues South and South 2nd and 3rd Streets) and property rights by eminent domain, and providing for the payment thereof; authorizing the City Attorney to prepare a petition for condemnation in the Superior Court in and for the County of King and for the prosecution thereof for the acquisition of such property and property rights for the purpose of traffic circulation, parking and pedestrian use. MOVED BY EDWARDS, SECONDED BY SCHLITZER, COUNCIL SUSPEND THE RULES AND ADVANCE THE ORDINANCE FOR SECOND AND FINAL READING. CARRIED.

**Ordinance #4712**

EDNSP Downtown Vacant  
Parcel Acquisition for  
Parking & Trail (Logan &  
Morris/2nd & 3rd)

Following second and final reading of the above-referenced ordinance, it was MOVED BY EDWARDS, SECONDED BY SCHLITZER, COUNCIL ADOPT THE ORDINANCE AS PRESENTED. ROLL CALL: ALL AYES. MOTION CARRIED.

**NEW BUSINESS**

Executive Fire District #25  
Contract

Responding to Councilman Parker, Mayor Tanner confirmed that Renton is not recouping the complete cost of providing services through its contract with Fire District #25. The approximate cost of services is \$1.3 million, but the City receives only \$700,000 in payment (along with 10% of the title to the fire station each year, worth another \$200,000 annually).

MOVED BY PARKER, SECONDED BY CORMAN, COUNCIL REFER THIS MATTER TO THE FINANCE COMMITTEE. CARRIED.

**AUDIENCE COMMENT**

Citizen Comment Trimble -  
New City Hall Active  
Electronics (Voice & Data  
Infrastructure), US West  
Protest

Dan Trimble, 1600 - 7th Ave. #2000, Seattle, 98191, asserted that GTE failed to provide an amount for one of the Voice & Data Infrastructure optional (or alternative) bid items, which could be construed as noncompliance with the bid requirements. Saying that federal and state regulations allow for proposal changes where mistakes have been made, he again urged Council to postpone awarding this contract and investigate this matter further. Mr. Trimble concluded that if Renton awards this contract to GTE, U.S. West intends to file a formal protest.

Mayor Tanner replied that with its action earlier this evening, Council has already awarded this contract to GTE. He emphasized this matter is not a question of fairness, but rather of legal liability for the City.

**EXECUTIVE SESSION**

MOVED BY EDWARDS, SECONDED BY CORMAN,  
COUNCIL RECESS INTO EXECUTIVE SESSION FOR  
10 MINUTES TO DISCUSS PROPERTY  
ACQUISITION. Time: 9:03 p.m.

The meeting was reconvened at 9:13 p.m.; roll was called; all Councilmembers present.

**ADJOURNMENT**

MOVED BY PARKER, SECONDED BY NELSON,  
COUNCIL ADJOURN. CARRIED. Time: 9:14 p.m.

---

MARILYN J. PETERSEN, CMC, City Clerk

Recorder: Brenda Fritsvold  
3/23/98